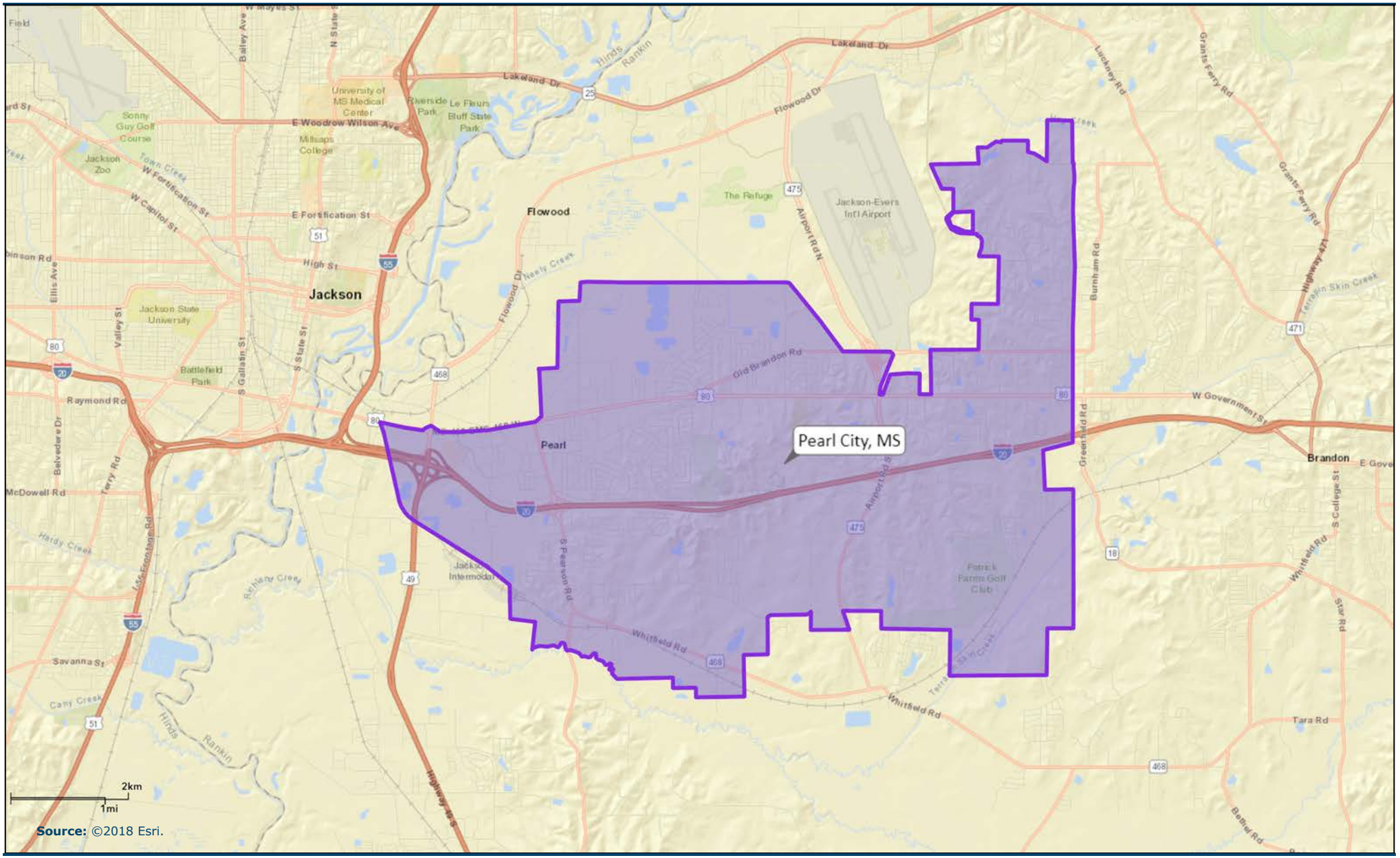
Pearl, MS



August 23, 2018

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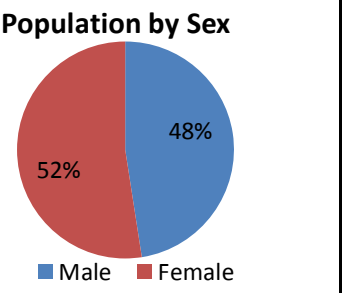
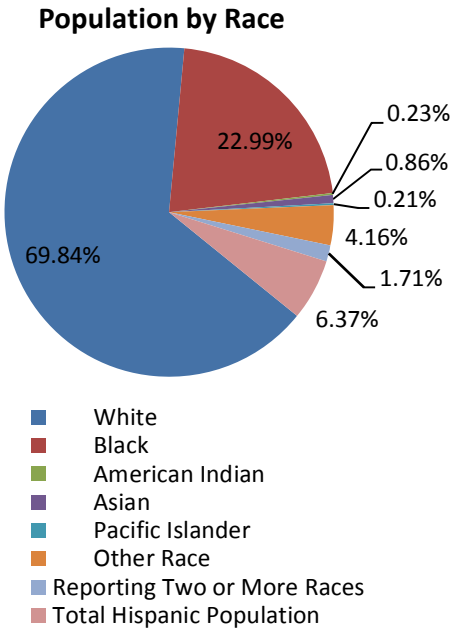
Population Summary

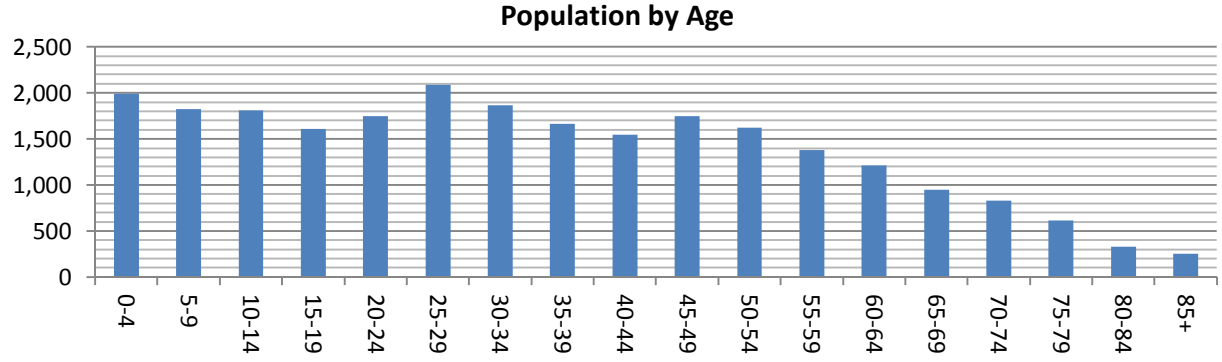
Pearl, MS

Population by Race	Number	Percent	Median Age
Reporting One Race	24,664	98.29%	---
White	17,525	69.84%	45.2
Black	5,768	22.99%	29.7
American Indian	57	0.23%	32.9
Asian	217	0.86%	29.9
Pacific Islander	53	0.21%	27.5
Other Race	1,044	4.16%	25.5
Reporting Two or More Races	428	1.71%	20.0
Total Hispanic Population	1,598	6.37%	25.9
Population by Sex			
Male	11,923	47.5%	31.5
Female	13,169	52.5%	34.7
Population by Age			
0-4	1,993	7.94%	
5-9	1,827	7.28%	
10-14	1,813	7.23%	
15-19	1,612	6.42%	
20-24	1,745	6.95%	
25-29	2,087	8.32%	
30-34	1,869	7.45%	
35-39	1,664	6.63%	
40-44	1,548	6.17%	
45-49	1,746	6.96%	
50-54	1,621	6.46%	
55-59	1,377	5.49%	
60-64	1,213	4.83%	
65-69	949	3.78%	
70-74	830	3.31%	
75-79	614	2.45%	
80-84	330	1.32%	
85+	254	1.01%	
18+	18,476	73.63%	
65+	2,977	11.86%	

Total Population	
2000	23,171
2010	25,092
Annual Rate (%)	0.80







Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.

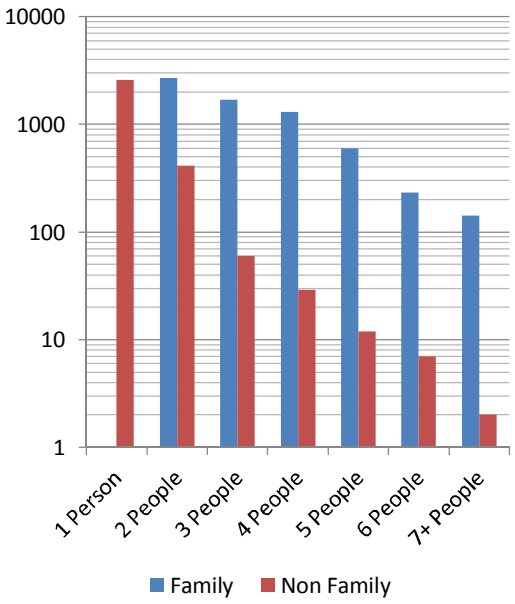
Household Summary

Pearl, MS

Households by Type	Number	Percent
Households with 1 Person	2,596	26.5%
Households with 2+ People	7,196	73.5%
Family Households	6,675	68.2%
Husband-wife Families	4,286	43.8%
With Own Children	1,814	18.5%
Other Family (No Spouse Present)	2,389	24.4%
With Own Children	1,336	13.6%
Nonfamily Households	521	5.3%
All Households with Children	3,634	37.1%
Multigenerational Households	512	5.2%
Unmarried Partner Households	605	6.2%
Male-female	544	5.6%
Same-sex	61	0.6%

Total Households	
2000	9,102
2010	9,792
Annual Rate (%)	0.73%
Average Size	2.56

Households by Size

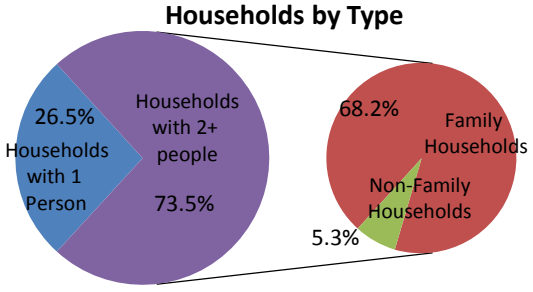


Population by Relationship and Household Type		
Total	25,092	100.0%
In Households	25,022	99.7%
In Family Households	21,191	84.5%
Householder	6,675	26.6%
Spouse	4,286	17.1%
Child	8,385	33.4%
Other relative	1,133	4.5%
Nonrelative	712	2.8%
In Nonfamily Households	3,831	15.3%
In Group Quarters	70	0.3%
Institutionalized Population	57	0.2%
Noninstitutionalized	13	0.1%

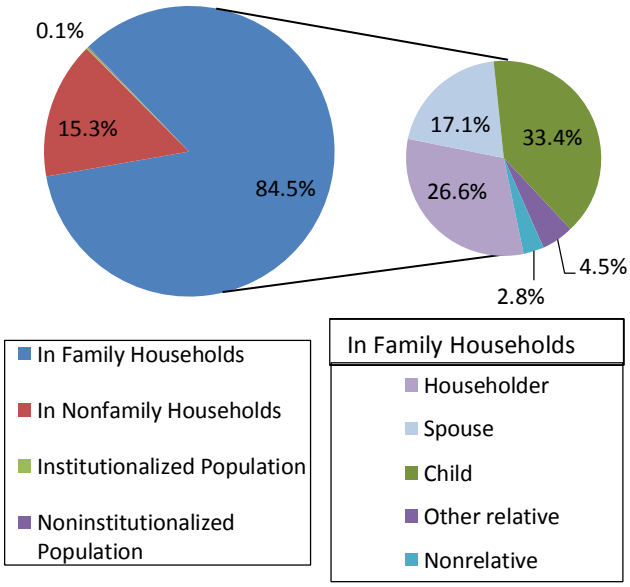
Households by Size

	Family		Non Family	
	Number	Percent	Number	Percent
Total	6,675	100.0%	3,117	100.0%
1 Person	---		2,596	83.3%
2 People	2,697	40.4%	411	13.2%
3 People	1,701	25.5%	60	1.9%
4 People	1,303	19.5%	29	0.9%
5 People	599	9.0%	12	0.4%
6 People	232	3.5%	7	0.2%
7+ People	143	2.1%	2	0.1%
Average Size	3.07		1.23	

Households by Type



Population by Relationship and Household Type



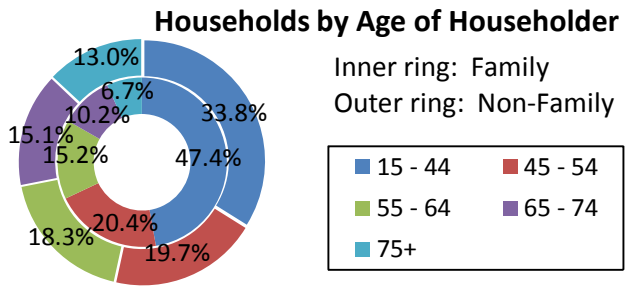
Data Note: Households with children include any households with people under age 18, related or not. **Multigenerational households** are families with 3 or more parent-child relationships. **Unmarried partner households** are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. **Average family size** excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.

Householder Summary

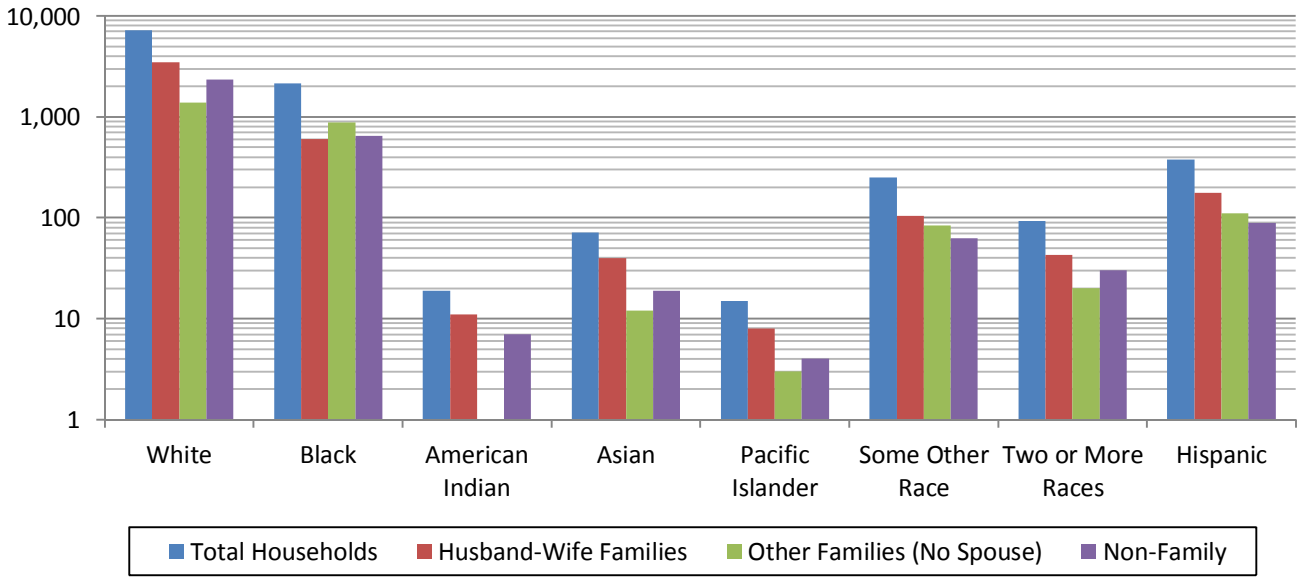
Pearl, MS

Households by Age of Householder	Family		Non-Family	
	Number	Percent	Number	Percent
Total	6,675	100.0%	3,117	100.0%
15 - 44	3,166	47.4%	1,055	33.8%
45 - 54	1,365	20.4%	615	19.7%
55 - 64	1,014	15.2%	571	18.3%
65 - 74	681	10.2%	471	15.1%
75+	449	6.7%	405	13.0%



Summary by Race of Householder	Total Households		Husband-Wife Families		Other Families (No Spouse)		Non-Family	
Householder is:	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Total	9,792	100.0%	4,286	100.0%	2,389	100.0%	3,117	100.0%
White	7,205	73.6%	3,477	81.1%	1,385	58.0%	2,343	75.2%
Black	2,137	21.8%	602	14.0%	884	37.0%	651	20.9%
American Indian	19	0.2%	11	0.3%	1	0.0%	7	0.2%
Asian	71	0.7%	40	0.9%	12	0.5%	19	0.6%
Pacific Islander	15	0.2%	8	0.2%	3	0.1%	4	0.1%
Some Other Race	252	2.6%	105	2.4%	84	3.5%	63	2.0%
Two or More Races	93	0.9%	43	1.0%	20	0.8%	30	1.0%
Hispanic	375	3.8%	176	4.1%	110	4.6%	89	2.9%

Race of Householder



Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.

Housing Unit Summary

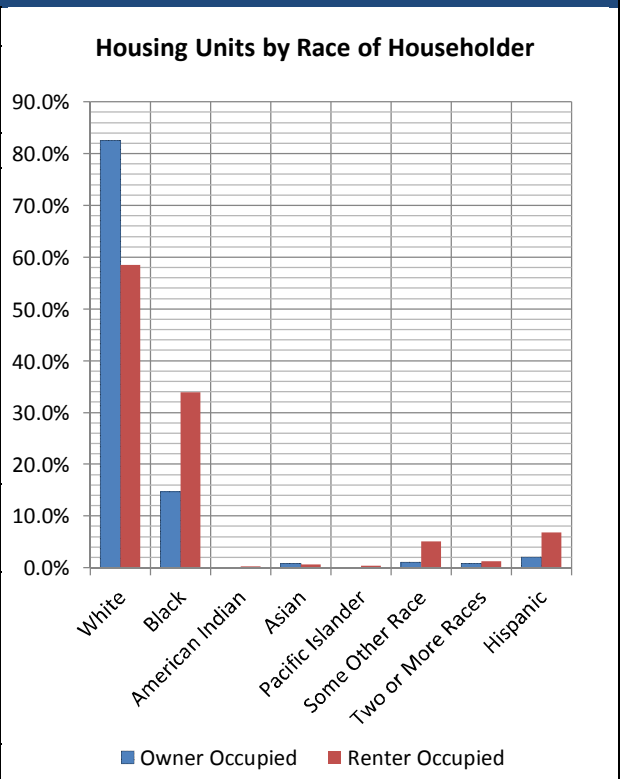
Pearl, MS

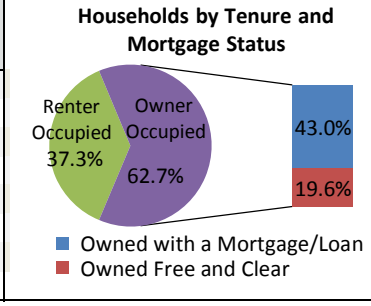
Total Housing Units	
2000	9,626
2010	10,396
Annual Rate (%)	0.77

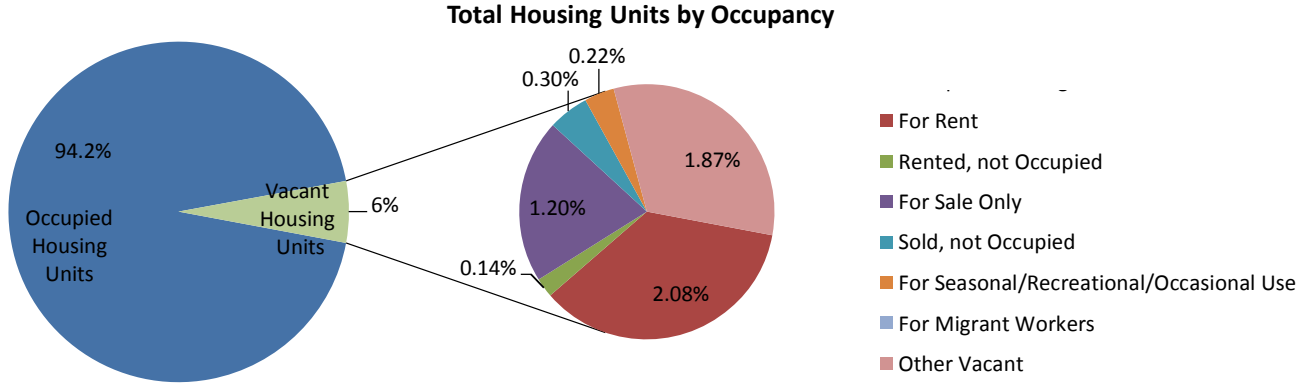
Total Housing Units by Occupancy	Number	Percent
Occupied Housing Units	9,792	94.2%
Vacant Housing Units		
For Rent	216	2.08%
Rented, not Occupied	15	0.14%
For Sale Only	125	1.20%
Sold, not Occupied	31	0.30%
For Seasonal/Recreational/Occasional Use	23	0.22%
For Migrant Workers	0	0.00%
Other Vacant	194	1.87%
Total Vacancy Rate (%)		5.8%

Households by Tenure and Mortgage Status	Number	Percent	Average Household Size
Total	9,792	100.0%	
Owner Occupied	6,135	62.7%	2.53
Owned with a Mortgage/Loan	4,212	43.0%	
Owned Free and Clear	1,923	19.6%	
Renter Occupied	3,657	37.3%	2.59

Housing Units by Race of Householder	Owner Occupied		Renter Occupied		Average Household Size
	Number	Percent	Number	Percent	
Total	6,135	100.0%	3,657	100.0%	
White	5,067	82.6%	2,138	58.5%	2.45
Black	899	14.7%	1,238	33.9%	2.70
American Indian	9	0.1%	10	0.3%	2.58
Asian	47	0.8%	24	0.7%	2.76
Pacific Islander	1	0.0%	14	0.4%	3.67
Some Other Race	64	1.0%	188	5.1%	4.13
Two or More Races	48	0.8%	45	1.2%	2.74
Hispanic	125	2.0%	250	6.8%	4.02





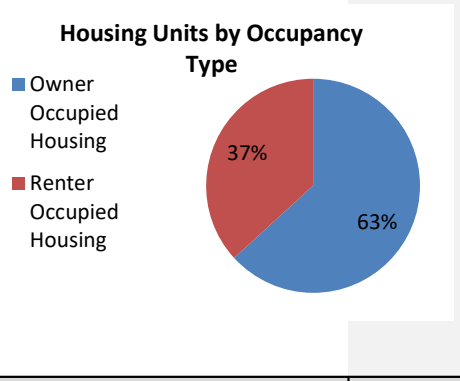


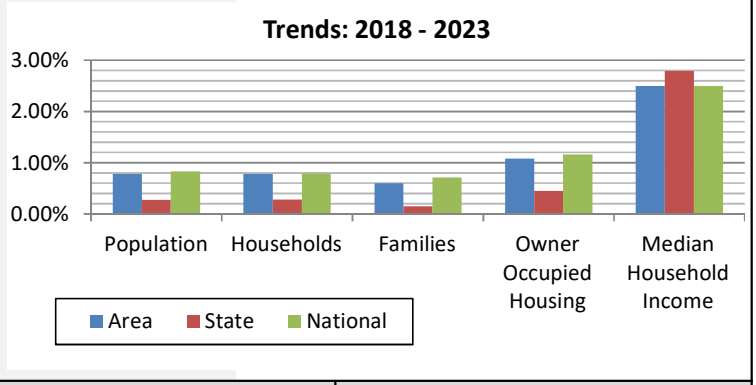
Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.

Demographic and Income Projections

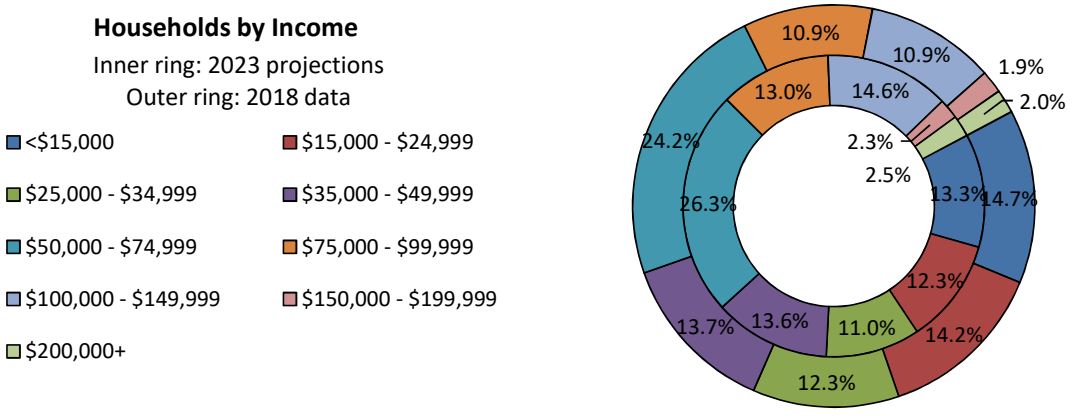
Pearl, MS

Summary	2010	2018	2023	Trends 2018 - 2023 Rate		
				Area	State	National
Population	25,589	26,869	27,927	0.78%	0.27%	0.83%
Households	9,976	10,453	10,865	0.78%	0.28%	0.79%
Families	6,826	6,923	7,133	0.60%	0.15%	0.71%
Average Household	3	3	3	-	-	-
Owner Occupied Housing	6,303	6,892	7,273	1.08%	0.45%	1.16%
Renter Occupied Housing	3,673	3,561	3,592	-	-	-
Median Age	34	36	36	-	-	-
Median Household Income	-	$46,527	$52,647	2.50%	2.79%	2.50%





Households by Income	2018		2023	
	Number	Percent	Number	Percent
<$15,000	1,462	14.7%	1,323	13.3%
$15,000 - $24,999	1,417	14.2%	1,226	12.3%
$25,000 - $34,999	1,229	12.3%	1,100	11.0%
$35,000 - $49,999	1,368	13.7%	1,356	13.6%
$50,000 - $74,999	2,412	24.2%	2,624	26.3%
$75,000 - $99,999	1,088	10.9%	1,296	13.0%
$100,000 - $149,999	1,086	10.9%	1,456	14.6%
$150,000 - $199,999	191	1.9%	232	2.3%
$200,000+	199	2.0%	250	2.5%
Median Household Income	$46,527		$52,647	
Average Household Income	$58,383		$66,695	
Per Capita Income	$22,902		$26,061	

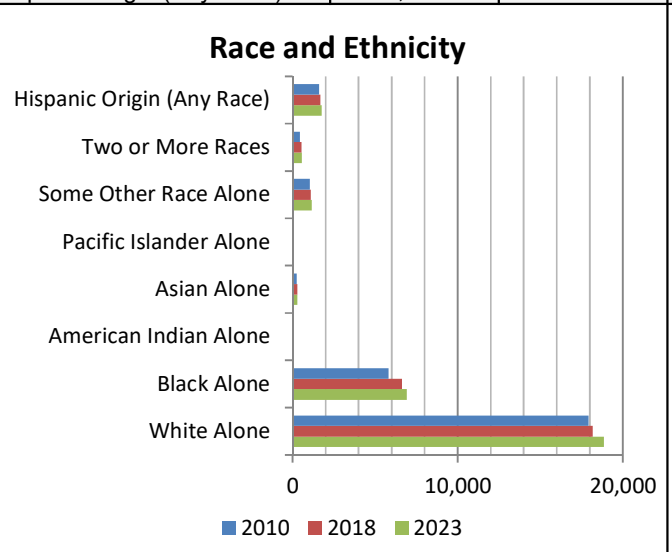


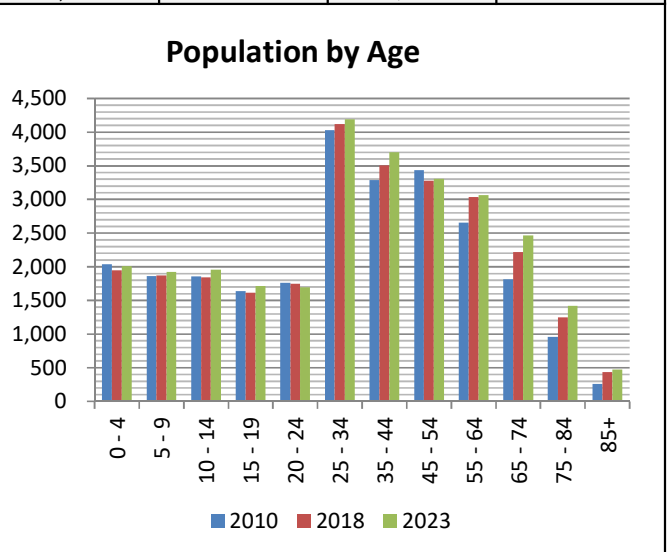
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2018 and 2023.

Population Summary and Projections
Pearl, MS

Population	2010		2018		2023	
	25,589		26,869		27,927	
Population by Age	**Number**	**Percent**	**Number**	**Percent**	**Number**	**Percent**
0 - 4	2,041	8.0%	1,947	7.2%	2,011	7.2%
5 - 9	1,860	7.3%	1,871	7.0%	1,925	6.9%
10 - 14	1,855	7.2%	1,842	6.9%	1,956	7.0%
15 - 19	1,639	6.4%	1,615	6.0%	1,716	6.1%
20 - 24	1,763	6.9%	1,750	6.5%	1,698	6.1%
25 - 34	4,028	15.7%	4,119	15.3%	4,193	15.0%
35 - 44	3,288	12.8%	3,507	13.1%	3,698	13.2%
45 - 54	3,434	13.4%	3,281	12.2%	3,307	11.8%
55 - 64	2,655	10.4%	3,034	11.3%	3,064	11.0%
65 - 74	1,812	7.1%	2,220	8.3%	2,466	8.8%
75 - 84	956	3.7%	1,246	4.6%	1,417	5.1%
85+	258	1.0%	437	1.6%	475	1.7%
Race and Ethnicity						
White Alone	17,937	70.1%	18,190	67.7%	18,865	67.6%
Black Alone	5,810	22.7%	6,631	24.7%	6,931	24.8%
American Indian Alone	61	0.2%	63	0.2%	64	0.2%
Asian Alone	242	0.9%	290	1.1%	299	1.1%
Pacific Islander Alone	60	0.2%	61	0.2%	64	0.2%
Some Other Race Alone	1,050	4.1%	1,093	4.1%	1,144	4.1%
Two or More Races	429	1.7%	541	2.0%	561	2.0%
Hispanic Origin (Any Race)	1,612	6.3%	1,680	6.3%	1,757	6.3%





Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2018 and 2023.

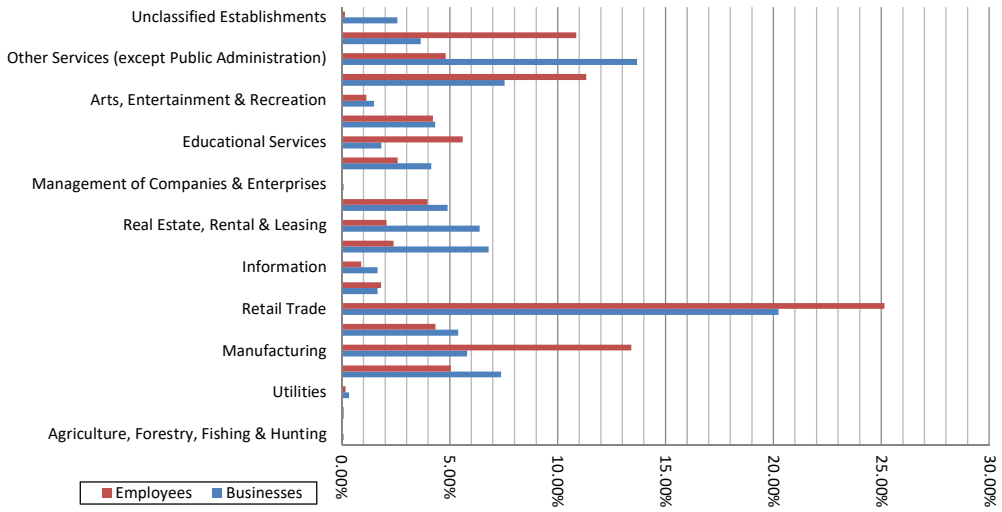
Business Summary by NAICS Codes

Pearl, MS

Total Businesses	1,206
Total Employees	13,905
Total Residential Population	26,869
Employee/Residential Population Ratio (per 100 residents)	52

NAICS Codes	Businesses		Employees	
	Number	Percent	Number	Percent
Agriculture, Forestry, Fishing & Hunting	1	0.08%	3	0.02%
Mining	1	0.08%	10	0.07%
Utilities	4	0.33%	22	0.16%
Construction	89	7.38%	702	5.05%
Manufacturing	70	5.80%	1,866	13.42%
Wholesale Trade	65	5.39%	603	4.34%
Retail Trade	244	20.23%	3,497	25.15%
Motor Vehicle & Parts Dealers	38	3.15%	361	2.60%
Furniture & Home Furnishings Stores	18	1.49%	794	5.71%
Electronics & Appliance Stores	7	0.58%	26	0.19%
Bldg Material & Garden Equipment & Supplies Dealers	21	1.74%	191	1.37%
Food & Beverage Stores	18	1.49%	126	0.91%
Health & Personal Care Stores	19	1.58%	120	0.86%
Gasoline Stations	14	1.16%	120	0.86%
Clothing & Clothing Accessories Stores	34	2.82%	325	2.34%
Sport Goods, Hobby, Book, & Music Stores	6	0.50%	44	0.32%
General Merchandise Stores	17	1.41%	904	6.50%
Miscellaneous Store Retailers	48	3.98%	450	3.24%
Nonstore Retailers	4	0.33%	36	0.26%
Transportation & Warehousing	20	1.66%	253	1.82%
Information	20	1.66%	124	0.89%
Finance & Insurance	82	6.80%	333	2.39%
Central Bank/Credit Intermediation & Related Activities	49	4.06%	237	1.70%
Securities, Commodity Contracts & Other Financial Investments & Other Related Activities	2	0.17%	8	0.06%
Insurance Carriers & Related Activities; Funds, Trusts & Other Financial Vehicles	31	2.57%	88	0.63%
Real Estate, Rental & Leasing	77	6.38%	286	2.06%
Professional, Scientific & Tech Services	59	4.89%	551	3.96%
Legal Services	8	0.66%	30	0.22%
Management of Companies & Enterprises	1	0.08%	5	0.04%
Administrative & Support & Waste Management & Remediation Services	50	4.15%	359	2.58%
Educational Services	22	1.82%	778	5.60%
Health Care & Social Assistance	52	4.31%	587	4.22%
Arts, Entertainment & Recreation	18	1.49%	156	1.1%
Accommodation & Food Services	91	7.55%	1,574	11.3%
Accommodation	22	1.82%	363	2.6%
Food Services & Drinking Places	69	5.72%	1,211	8.7%
Other Services (except Public Administration)	165	13.68%	668	4.8%
Automotive Repair & Maintenance	31	2.57%	117	0.8%
Public Administration	44	3.6%	1,510	10.9%
Unclassified Establishments	31	2.6%	18	0.1%
Total	1,206		13,905	

Percent of Employees and Businesses by NAICS Code



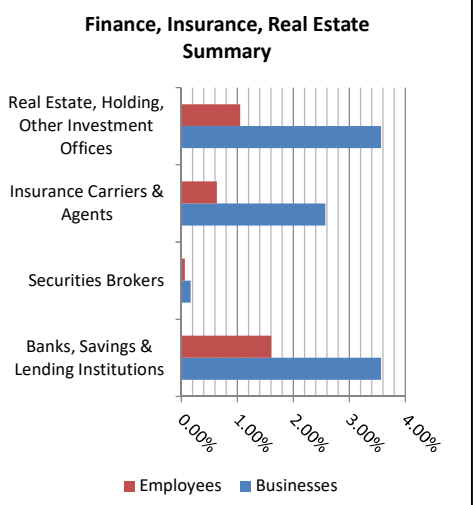
Source: Copyright 2018 Infogroup, Inc. All rights reserved. Esri Total Residential Population forecasts for 2018.

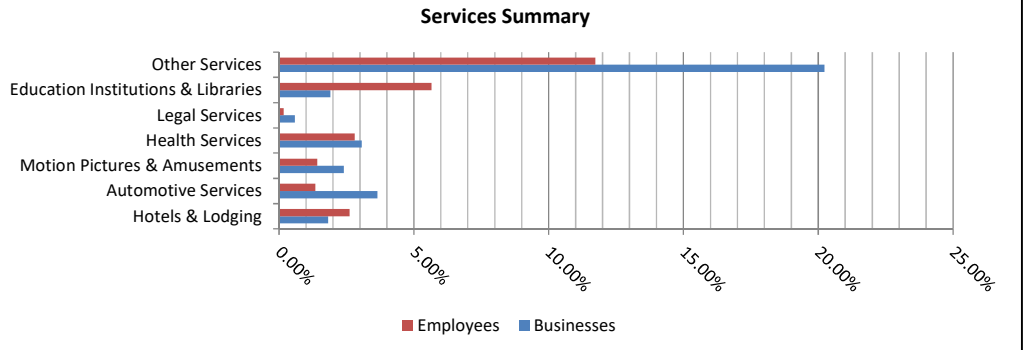
Business Summary by SIC Codes

Pearl, MS

Total Businesses	1,206
Total Employees	13,905
Total Residential Population	26,869
Employee/Residential Pop Ratio (per 100 residents)	52

SIC Codes	Businesses		Employees	
	Number	Percent	Number	Percent
Agriculture & Mining	25	2.07%	119	0.86%
Construction	85	7.05%	676	4.86%
Manufacturing	59	4.89%	1,773	12.75%
Transportation	28	2.32%	297	2.14%
Communication	12	1.00%	46	0.33%
Utility	5	0.41%	39	0.28%
Wholesale Trade	67	5.56%	614	4.42%
Retail Trade Summary	325	26.95%	4,768	34.29%
Home Improvement	22	1.82%	196	1.41%
General Merchandise Stores	17	1.41%	904	6.50%
Food Stores	32	2.65%	221	1.59%
Auto Dealers, Gas Stations, Auto Aftermarket	52	4.31%	481	3.46%
Apparel & Accessory Stores	32	2.65%	316	2.27%
Furniture & Home Furnishings	22	1.82%	808	5.81%
Eating & Drinking Places	65	5.39%	1,175	8.45%
Miscellaneous Retail	83	6.88%	667	4.80%
Finance, Insurance, Real Estate Summary	119	9.87%	465	3.34%
Banks, Savings & Lending Institutions	43	3.57%	223	1.60%
Securities Brokers	2	0.17%	8	0.06%
Insurance Carriers & Agents	31	2.57%	88	0.63%
Real Estate, Holding, Other Investment Offices	43	3.57%	146	1.05%
Services Summary	406	33.67%	3,580	25.75%
Hotels & Lodging	22	1.82%	363	2.61%
Automotive Services	44	3.65%	187	1.34%
Motion Pictures & Amusements	29	2.40%	197	1.42%
Health Services	37	3.07%	391	2.81%
Legal Services	7	0.58%	24	0.17%
Education Institutions & Libraries	23	1.91%	787	5.66%
Other Services	244	20.23%	1,631	11.73%
Government	44	3.65%	1,510	10.86%
Other	31	2.57%	18	0.13%
Total	1,206		13,905	





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